

041.B

0001

0021.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

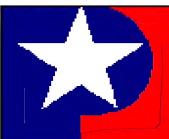
501,100 / 501,100

USE VALUE:

501,100 / 501,100

ASSESSED:

501,100 / 501,100


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
21		DARTMOUTH ST, ARLINGTON

OWNERSHIP

Unit #: 21

Owner 1: SWANSON DAVID F &	
Owner 2: VIOLA STEPHANIE L	
Owner 3:	

Street 1: 21 DARTMOUTH ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: ARONOW SCOTT J -	
Owner 2: -	

Street 1: 21 DARTMOUTH ST	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	Type:
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NARRATIVE DESCRIPTION	
This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1923, having primarily Vinyl Exterior and 1141 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

Amount	Com. Int

PROPERTY FACTORS	
Item	Code
Description	%
Item	Code
Description	

Z	R2	TWO FAMIL	
o		water	
n		Sewer	
		Electri	
Census:		Exempt	

Flood Haz:	
D	Topo
s	Street
t	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description
LUC Fact	No of Units
Depth / PriceUnits	Unit Type
Land Type	LT Factor
Base Value	Unit Price
Adj	Neigh

102	Condo	0	Sq. Ft.	Site	0	0.	0.00	7012	
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	501,100			501,100		154040
							GIS Ref
							GIS Ref
							Insp Date
							05/30/18

PREVIOUS ASSESSMENT								Parcel ID	041.B-0001-0021.0	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	501,100	0	.	.	501,100		Year end	12/23/2021
2021	102	FV	486,600	0	.	.	486,600		Year End Roll	12/10/2020
2020	102	FV	479,300	0	.	.	479,300	479,300	Year End Roll	12/18/2019
2019	102	FV	499,700	0	.	.	499,700	499,700	Year End Roll	1/3/2019
2018	102	FV	441,500	0	.	.	441,500	441,500	Year End Roll	12/20/2017
2017	102	FV	402,200	0	.	.	402,200	402,200	Year End Roll	1/3/2017
2016	102	FV	346,300	0	.	.	346,300	346,300	Year End	1/4/2016
2015	102	FV	319,700	0	.	.	319,700	319,700	Year End Roll	12/11/2014

SALES INFORMATION								TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif					3503
ARONOW SCOTT J,	66617-318		12/31/2015		429,900	No	No						
ARONOW SCOTT J,	54570-206		4/21/2010	Family		1	No	No					
BAER HEATHER	50284-63		10/30/2007		329,250	No	No						
PRADHAN PRATAP	41323-114		10/30/2003		343,000	No	No						
PRADHAN PRATAP	29338-183		11/6/1998	Family		1	No	No	A				

BUILDING PERMITS										ACTIVITY INFORMATION			
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment		Date	Result	By	Name
6/30/2021	843	Redo Kit	30,000	C						5/30/2018	Measured	DGM	D Mann
11/24/2008	1446	Manual	1,047					remove and replace		3/2/2016	Sales Review	PT	Paul T
										5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH											
Type: 99 - Condo Conv				Full Bath: 1	Rating: Good			643-6372, Building Number 1.															
Sty Ht: 1 - 1 Story				A Bath:	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																		
Foundation: 2 - Conc. Block				A 3QBth:	Rating:																		
Frame: 1 - Wood				1/2 Bath:	Rating:																		
Prime Wall: 4 - Vinyl				A HBth:	Rating:																		
Sec Wall:		%		OthrFix:	Rating:																		
Roof Struct: 2 - Hip				OTHER FEATURES																			
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good																		
Color: YELLOW				A Kits:	Rating:																		
View / Desir:				Frl:	Rating:																		
GENERAL INFORMATION				WSFlue:	Rating:																		
Grade: C - Average				CONDOS INFORMATION																			
Year Blt: 1923	Eff Yr Blt:			Location:																			
Alt LUC:		Alt %:		Total Units:																			
Jurisdict: G10		Fact: .		Floor: 1 - 1st Floor																			
Const Mod:				% Own: 50.000000000																			
Lump Sum Adj:				Name: 54 - 7012																			
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN											
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			No Unit	RMS	BRS	FL												
Prim Int Wal: 2 - Plaster				Functional:		%		1	6	2	0												
Sec Int Wall:		%		Economic:		%																	
Partition: T - Typical				Special:		%																	
Prim Floors: 3 - Hardwood				Override:		%																	
Sec Floors:		%		Total:	18.6 %																		
Bsmnt Flr:				CALC SUMMARY				COMPARABLE SALES															
Subfloor:				Basic \$ / SQ: 305.00				Rate	Parcel ID	Typ	Date	Sale Price											
Bsmnt Gar:				Size Adj.: 1.35000002																			
Electric: 3 - Typical				Const Adj.: 1.00989902																			
Insulation: 2 - Typical				Adj \$ / SQ: 415.826																			
Int vs Ext: S				Other Features: 60901																			
Heat Fuel: 1 - Oil				Grade Factor: 1.00																			
Heat Type: 3 - Forced H/W				NBHD Inf: 1.14999998																			
# Heat Sys: 1				NBHD Mod:																			
% Heated: 100		% AC: 100		LUC Factor: 1.00																			
Solar HW: NO		Central Vac: NO		Adj Total: 615663																			
% Com Wal		% Sprinkled		Depreciation: 114513				Juris. Factor: 1.00		Before Depr: 478.20													
				Deprecated Total: 501149				Special Features: 0		Val/Su Net: 439.18													
								Final Total: 501100		Val/Su SzAd: 439.18													
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:											
SPEC FEATURES/YARD ITEMS				PARCEL ID 041.B-0001-0021.0												IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod/JFact	Juris. Value						
More: N	Total Yard Items:				Total Special Features:				Total:														
AssessPro Patriot Properties, Inc																							
Undisplayed Areas: GLA: 1141																							